

**DES MOINES CITY COUNCIL MEETING**  
**City Hall, City Council Chambers**  
**1200 Locust Street**  
**Des Moines, Iowa 50309**

**May 18, 2026**  
**5:00 PM**

1. ROLL CALL:
2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED:
3. APPROVING CONSENT AGENDA \* – items 3 through 34:

**\*Note: These are routine items and will be enacted by one roll call vote without separate discussion unless pursuant to Council rules, Council requests an item be removed to be considered separately.**

**LICENSES AND PERMITS**

4. [Approving](#) Alcoholic Beverage License Applications for the following:

**NEW APPLICATIONS**

(A) CHEESE BAR	2925 INGERSOLL AVE	Class C Liquor
(B) SURETY HOTEL	206 6TH AVE	Class C Liquor
(C) TARGET STORE T0803	1111 E ARMY POST RD	Class E Liquor

**RENEWAL APPLICATIONS**

(D) ARIYAN	2815 BEAVER AVE	Special Class C
(E) BROKEN SPOKE	3925 E 14TH ST	Class C Liquor
(F) CHAIN & SPOKE	515 28TH ST	Special Class C
<del>(G) CVS PHARMACY #10329</del>	<del>2303 MERLE HAY RD</del>	<del>Class E Liquor</del>
(H) DEEP END BAR	830 MCKINLEY AVE	Class C Liquor
(I) DM CIVIC CENTER	221 WALNUT ST	Class C Liquor
(J) DOLLAR GENERAL #24813	3261 E EUCLID AVE	Class B Retail
(K) ELWELL FAMILY FOOD	3000 E GRAND AVE	Class C Liquor
(L) FAREWAY STORES INC	2716 BEAVER AVE	Class E Liquor
(M) FULL STOP	2127 MLK JR PKWY	Class E Liquor
(N) HOYT SHERMAN PLACE	1501 WOODLAND AVE	Class C Liquor
(O) HUGOS	3206 UNIVERSITY AVE	Class C Liquor
(P) JALAPENO PETE'S	3000 E GRAND AVE	Special Class C
(Q) JETHROS BBQ SOUTHSIDE	4337 PARK AVE	Class C Liquor





(JJ)	GIT N GO STORE #32	2911 DOUGLAS AVE
(KK)	GIT N GO STORE #33	865 42ND ST
(LL)	GIT N GO STORE #36	4164 EASTON BLVD
<del>(MM)</del>	<del>GIT N GO STORE #42</del>	<del>806 SE 14TH ST</del>
(NN)	GIT N GO STORE #5	2700 INDIANOLA AVE
(OO)	GIT N GO STORE #6	5736 FRANKLIN AVE
(PP)	GIT N GO STORE #7	3000 MERLE HAY RD
(QQ)	GOLDENLAND FOOD MARKET	2740 DOUGLAS AVE
(RR)	GOPUFF	1510 OHIO ST
(SS)	GREENLEAF TOBACCO & VAPE	5110 SE 14TH ST
(TT)	GREENLEAF TOBACCO & VAPE	1231 KEOSAUQUA WAY #102 - 103
(UU)	GREENLEAF VAPE & TOBACCO	3710 MERLE HAY RD
(VV)	H & A MINI MART	5901 FLEUR DR
(WW)	H & A MINI MART	145 UNIVERSITY AVE
(XX)	LOCUST TAP	434 E LOCUST ST
(YY)	MARKETPLACE	400 LOCUST ST #253
(ZZ)	MAVERIK #5168	2110 GUTHRIE AVE
(AAA)	MAVERIK #5216	5830 SE 14TH ST
(BBB)	MAVERIK #5266	4960 E BROADWAY AVE
(CCC)	MAVERIK #5278	1300 KEOSAUQUA WAY
(DDD)	MAVERIK #5361	3104 UNIVERSITY AVE
(EEE)	MEGA SAVER	6304 SW 9TH ST
(FFF)	PRICE CHOPPER	3425 INGERSOLL AVE
(GGG)	PRICE CHOPPER	1819 BEAVER AVE
(HHH)	PUFF PUFF PASS	521 E 14TH ST #B
(III)	RAMZY SMOKESHOP	2101 FOREST AVE
(JJJ)	SMOKE & VAPE	200 ARMY POST RD #50
(KKK)	SMOKE & VAPE	2515 E EUCLID AVE #100
(LLL)	TOBACCO HUT PLUS US GAS	3000 SW 9TH ST
(MMM)	TONIC ON COURT	210 COURT AVE #404
<del>(NNN)</del>	<del>TRIPPY TIMES</del>	<del>2907 DOUGLAS AVE</del>

6. [City](#) Clerk to approve Device Retailer Permits for the following:

**RENEWAL APPLICATIONS**

(A)	EASYGO	2723 GRAND AVE
(B)	GREENLEAF TOBACCO & VAPE	5110 SE 14 <sup>TH</sup> ST
(C)	GREENLEAF TOBACCO & VAPE SHOP	1231 KEOSAUQUA WAY
(D)	GREENLEAF VAPE & TOBACCO	3710 MERLE HAY RD
(E)	PUFF PUFF PASS	521 E 14 <sup>TH</sup> ST
(F)	SMOKE & VAPE	2515 E EUCLID AVE
(G)	SMOKE & VAPE	200 ARMY POST RD

## **PUBLIC IMPROVEMENTS**

7. [Approving](#) Private Construction Contract between Des Moines Prep Facilities LLC and Estes Company, LLC d/b/a Estes Construction for storm sewer and paving improvements to serve Des Moines Prep School.

## **LAND/PROPERTY TRANSACTIONS**

8. [Acceptance](#) of Real Estate Documents from Second & Euclid LLC for voluntary acquisition of property located at 206, 208 and 210 Euclid Avenue for \$600,000.

[\(Council Communication No. 26-183\)](#)

9. [Dedicating](#) Grand Avenue and 45<sup>th</sup> Street right-of-way located between 45<sup>th</sup> Street and 49<sup>th</sup> Street as public right-of-way.

## **BOARDS/COMMISSIONS/NEIGHBORHOODS**

10. [Communication](#) from Isobel Osius advising of her resignation from the Library Board of Trustees, Seat 3, effective June 30, 2026.
11. [Recommendation](#) from Mayor Boesen to appoint Michael Sweet to the Library Board of Trustees, Seat 3, starting July 1, 2026 with term expiring June 30, 2028.

## **COMMUNICATIONS FROM PLANNING AND ZONING**

12. [Regarding](#) request from Invest DSM (Christopher Civitate, officer) for review and approval of a preliminary plat “Drake Park Subdivision Preliminary Plat” on 2.67 acres of property in the vicinity of 1080 22nd Street to allow the property to be reconfigured as thirteen (13) buildable lots and establish a north-south alleyway.

## **SETTING DATE OF HEARINGS**

13. [On](#) approval of First Amendment to Lease Agreement with Joppa for option to purchase City property located generally at 2501 Maury Street, (6-8-26).
14. [On](#) request from Iowa-Minnesota District of the Wesleyan Church, Inc. (Phil Wiseman, Officer) to rezone property located in the vicinity of 855 17th Street from “NX2a” Neighborhood Mix District to Limited “RX1” Mixed Use District to allow reuse of the existing building for art studio and offices space, (6-8-26).

15. [On](#) request from Invest DSM, Inc (Theresa Greenfield, Officer) to amend the PlanDSM Creating Our Tomorrow Comprehensive Plan to revise the future land use classification from Low Density Residential to High Density Residential and to rezone 3125 Kingman Boulevard from “N5-4” Neighborhood District to Limited “NX3” Neighborhood Mix District to allow three (3) rowhome buildings with a total of twenty (20) residential dwelling units, (6-8-26).

#### **LEGAL DEPARTMENT - CLAIM SETTLEMENTS & BILLINGS**

16. [Approving](#) payment to Badger Mutual Insurance A/S/O Brook Hockett for a property claim.
17. [Approving](#) payment to Barabara Neal for a property claim.
18. [Approving](#) payment to Erin Woolsey for a property claim.
19. [Approving](#) payment to Kimberly Cash for a claim.
20. [Approving](#) payment to Wildflower for a property claim.
21. [Approving](#) retention of outside counsel and ratifying the retention agreement.

#### **CITY MANAGER COMMUNICATIONS**

22. [Submitting](#) travel and training request for Mayor Connie Boesen.

[\(Council Communication No. 26-179\)](#)

#### **APPROVING**

23. [Preliminary](#) terms of an Urban Renewal Development Agreement with Rypma Properties for the historic renovation and conversion of the existing two-story warehouse building at 108 SE 4th Street into office space.

[\(Council Communication No. 26-182\)](#)

24. [Second](#) Amendment to the Urban Renewal Development Agreement with 420 Court Avenue, LLC regarding operating hours.

[\(Council Communication No. 26-185\)](#)

25. [Environmental](#) Covenants between Market District Apartments, LP and Iowa Department of Natural Resources for 509 SE 6<sup>th</sup> Street.

[\(Council Communication No. 26-186\)](#)

26. Number not used.
27. [Authorizing](#) the City Clerk to publish notice of public hearing upon receipt of an executed lease agreement with the Iowa Soccer Development Foundation, Inc. for a portion of the property generally located at 200 SW 16<sup>th</sup> Street.
28. Request for outdoor special events in accordance with “Franklin Junior High School” PUD Conceptual Plan for property at 4801 Franklin Avenue:
  - (A) [Beaverdale](#) Farmers Market, Tuesdays, June 2 through September 15, 2026.
  - (B) [Beaverdale](#) Bluegrass Music Festival, July 11, 2026.
29. [Amendments](#) to the Schedule of Fees regarding Chapter 60 as it relates to rental inspections and rental property licensing.

[\(Council Communication No. 26-180\)](#)

30. [Purchase](#) of playground, water play and aquatic equipment, site amenities and outdoor fitness equipment from Waterplay Solutions Corporation and authorizing negotiation and execution of supplemental short form agreement per Sourcewell Cooperative contract, not to exceed \$75,000 as requested by the Parks and Recreation Department.
31. [Purchase](#) of DuraTrain and DuraSAFE Playground Tiles from SofSurfaces, Inc and execution of supplemental short form agreement per Sourcewell Cooperative contract, not to exceed \$185,000 as requested by the Parks and Recreation Department.
32. [Additional](#) funding in the estimated amount of \$64,670 for annual telephone service fees and the Unified Communications Upgrade CIP Project, procured under a three (3)-year agreement with Qwest Corporation d/b/a CenturyLink, for an estimated total of \$634,760.00 through Fiscal Year (FY) 2026.

[\(Council Communication No. 26-175\)](#)

33. [Authorizing](#) Finance Director to draw checks on registers for the weeks of May 18, 25, and June 1, 2026; to draw checks for the bills of the Des Moines Municipal Housing Agency for the weeks of May 18, 25, and June 1, 2026; to draw checks for biweekly payroll due May 29, 2026.

**ORDINANCES - SECOND CONSIDERATION**

34. On vacation of a portion of Bates Park located at 220 Clark Street.

(Council Communication No. 26-181)

(A) Final consideration of ordinance above (waiver requested by Ben Page, Parks and Recreation Director), requires six votes.

\* \* \* \* \* END CONSENT AGENDA \* \* \* \* \*

**HEARINGS (OPEN AT 5:00 P.M.) (ITEMS 35 THRU 37)**

35. On conveyance of excess City-owned property locally known as 2704, 2706, 2714 and 2718 George Flagg Parkway, along with two adjoining parcels, to South by Southwest, LLC for \$155,000.

(Council Communication No. 26-178)

36. On vacation of segments of University Avenue right-of-way and conveyance of easements for bus shelter encroachments on City-owned property to Des Moines Area Regional Transit Authority (DART) for \$400.

(A) First consideration of ordinance above.

(B) Final consideration of ordinance above, requires six votes.

37. On request from Grace Evangelical Lutheran Church (Michael Schmidt, Officer) to amend the PlanDSM Creating Our Tomorrow Comprehensive Plan to revise the future land use classification of the property from Low Density Residential to Public/Semi-Public, and to rezone 3024 52nd Street from “N3b” Neighborhood District to “P2” Public Civic and Institutional District, to allow outdoor uses accessory to an Assembly - Place of Worship use, including a prayer garden with columbarium, meditation space, and landscaped walkways.

(A) First consideration of ordinance above.

(B) Final consideration of ordinance above (waiver requested by the applicant), requires six votes.

\*\*\* END OF HEARINGS AT \_\_\_\_\_ PM \*\*\*

## ORDINANCES - FIRST CONSIDERATION

38. [Amending](#) Chapter 114 of the Municipal Code regarding traffic regulation changes as follows:

([Council Communication No. 26-176](#))

- (A) Parking modification – On-street parking changes related to Hanawalt Elementary School:
  - (1) ~~56th Street between SW 58th Drive and Grand Avenue.~~
  - (2) Robertson Drive between 56th Street and 53rd Street.
- (B) Speed limit modification – 28th Street from Ingersoll Avenue to University Avenue.
- (C) Corner clearance parking restrictions:
  - (1) E. Merced Street and E. 48th Street.
  - (2) Michigan Street and Clark Street.
  - (3) Shawnee Avenue and 15th Street.
- (D) Final consideration of ordinance above, requires six votes.

## COMMUNICATIONS/REPORTS

39. [Request](#) to speak from the following:

- (A) Jason Zilk
- (B) Loulou Dickey
- (C) Jeff Freude
- (D) Laurie Wolf
- (E) Veola Perry
- (F) Amy Mackrell – did not speak
- (G) Sage Love – did not speak

## MOTION TO ADJOURN.

***The City of Des Moines is pleased to provide accommodations to disabled individuals or groups and encourages participation in City government. To better serve you, please notify us at least three business days in advance when possible at 515-283-4209, should special accommodations be required. Assistive Listening Devices are available for meetings in the City Council Chambers.***

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All-America City

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